

FOR LEASE

6200 Montgomery Blvd. NE | Albuquerque, NM 87109

SEC Montgomery Blvd. & San Pedro Dr. NE

Small Retail Space

AT A SIGNALIZED INTERSECTION
IN THE NORTHEAST HEIGHTS



AVAILABLE

- Suite D: $\pm 1,144$ SF
\$19.00/SF + \$0.50/SF Basic
Operating Expense (\$1,811.33 MG
+ \$47.67)

IDO ZONING

- [MX-L, Low Intensity](#) 

PROPERTY HIGHLIGHTS

- 10' ceiling height
- At the corner of Montgomery Blvd. & San Pedro Dr. that sees 51,000 cars per day
- Tenant improvement \$\$ available for 5 years or better
- 1/2 mile east of San Mateo Blvd.
- 4.24:1000 parking ratio

got space

NAI SunVista

6801 Jefferson NE | Suite 200 | Albuquerque, NM 87109

505 878 0001 sunnvista.com    



FOR MORE INFORMATION:

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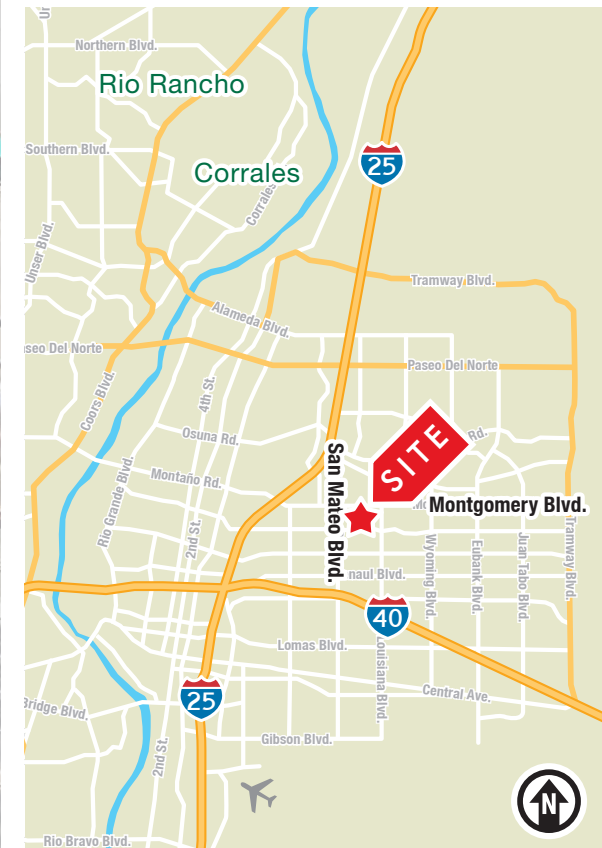
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2020 Demographics	1 mile	3 mile	5 mile
Total Population	16,924	115,598	308,551
Average HH Income	\$58,865	\$68,875	\$72,560
Daytime Employment	9,259	95,919	210,542

2020 Forecasted by Esri



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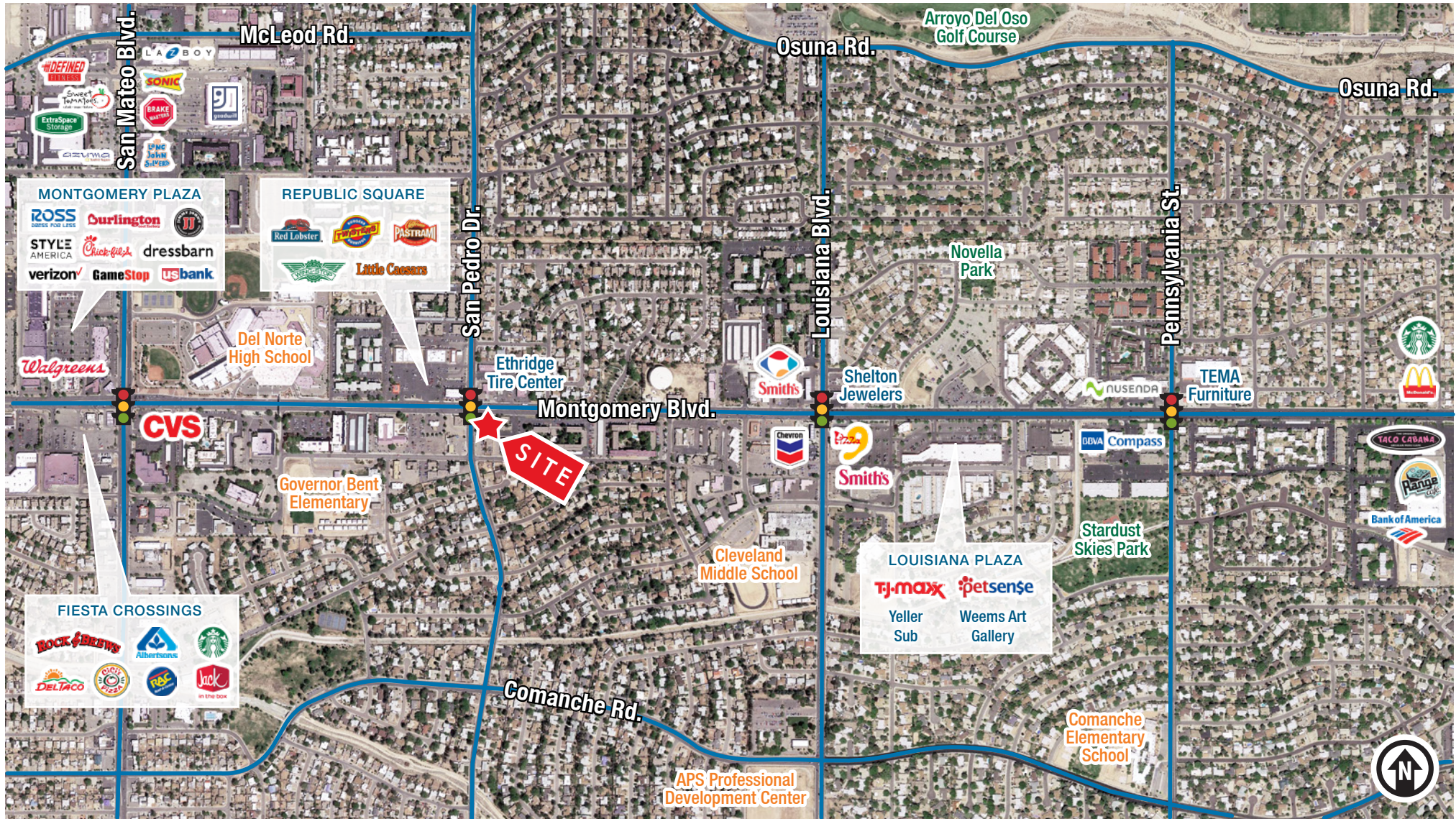
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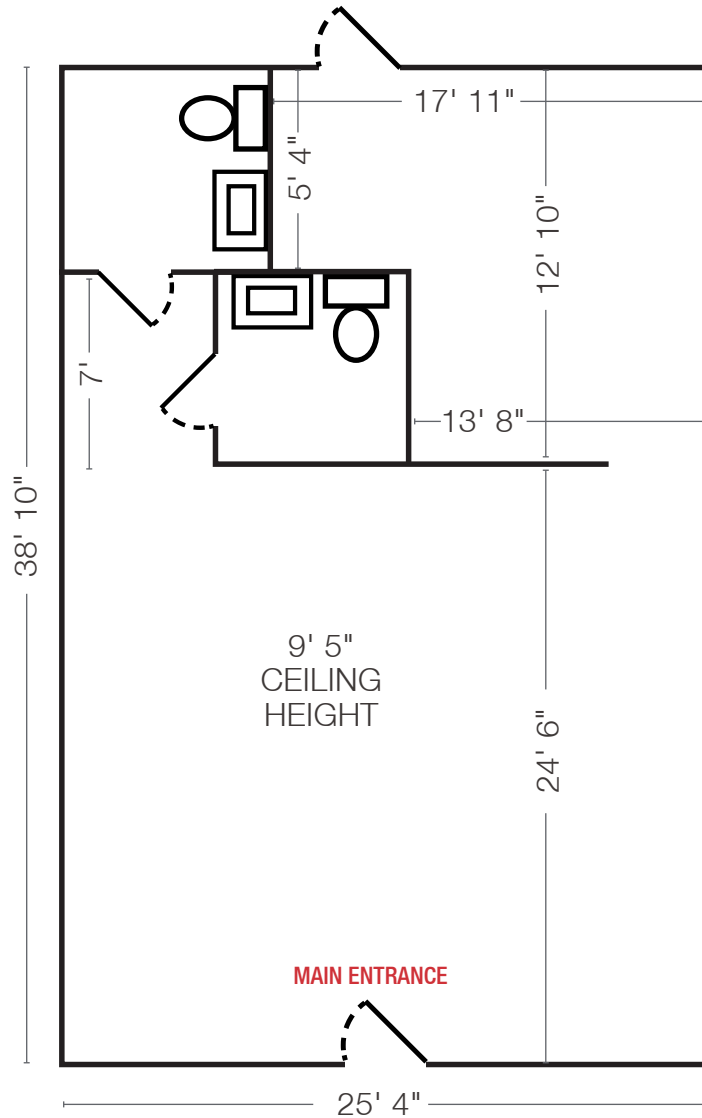
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